

MN SHOVEL READY CERTIFIED DEVELOPMENT SITE APPLICATION

I. CONTACT INFORMATION

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	Submitting Organization*	Local Economic Development Organization (If Different)
Contact Name	Jolene Foss/ECON. DEV. DIR.	
Organization	City of Princeton	
Address	705 2nd St. North	
City / State / Zip	Princeton, MN 55371	
County	Mille Lac/Sherburne	
Phone	763-389-2040	
FAX	763-389-0993	
E-Mail	jfoss@princetonmn.org	

*Note Type of Organization (Owner, Broker, Representative, etc.)

II. SITE/COMMUNITY INFORMATION AND SITE OWNERSHIP

Site Name and Address

Site Name/Designation	Princeton Land Investments LLC
Primary PIN Number(s)	24-031-0010, 24-031-0020, 24-031-0030, 24-031-0050
Legal Description	CITY OF PRINCETON - SE OF NE & PART OF SW OF NE BEG AT SE COR, W ON
Address	Sect 31 TWP 36 Range 26
City	Princeton
County	Mille Lacs

Site Information

Total developable land	203 acres
Number of Parcels	4
Distance to major state/U.S. highway	1
1 mile from 169/95 junction	

Required Documentation

Please enter "yes" in box to the right if the document is attached

Title Commitment using 2006 ALTA Commitment Form	yes
ALTA Survey (ASC 2005)	yes
If site not owned, attach copy of option or purchase agreement	
Copy of site layout	yes
Copy of aerial photo(s) identifying site location/major highways	yes
Schedule and required submittals for site plan approval/permits	N/A
Updated Community Profile as reported in MNPRO's database	Yes
Will site comply with LEED Certified site requirements? (Refer to instructions for more details)	N/A

Attach following schedules for parcel and lot:

- List of parcels/lots and designation within each site.
- Market price for each parcel or lot in \$/SF, \$/acre and \$/lot.
- Any special assessments and the amount due for each lot in \$/year and current balance (\$) for each lot.
- Real estate taxes payable in the current year by lot or parcel.

Identify All Current Property Owners for This Site

	Owner # 1	Owner #2
Name	Jim Boo	Jim Saxon
Address	7571 9th ST N	7571 9th ST N
City / State / Zip	Oakdale, MN 55128	Oakdale, MN 55128
Phone	651-231-3111	651-312-1865
E-Mail	jimboo@teamboo.com	saxonalc@aol.com



III. SITE AND SURROUNDING PARCEL LAND USE AND ZONING INFORMATION

Land Use Information

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Provide brief description of previous and current land uses of site .	Agricultural
Identify current and previous uses of adjacent parcels.	Agricultural

Current and Planned Zoning

Current and planned zoning designation for the site.	Currently zoned R-2 Residential- Future Land Use Zoned Industrial, Business Park and Low Density Residential. Future zoning flexible.
Current and planned zoning designation for land within 500 feet of the site.	Currently zoned R-2 Residential- Future Land Use Zoned Industrial, Business Park and Low Density Residential. Future zoning flexible.
Identify Municipal jurisdiction for adjacent land (Town/City/County)	Princeton Township, City of Princeton, Mille Lacs County

IV. ECONOMIC DEVELOPMENT ZONES

Identify whether **the site** is currently located within any of the following economic development zone designations:

JOBZ - Job Opportunity Building Zone	No
Enterprise Zone	No
Foreign Trade Zone	No
Transit Development Zone	No
Tax Increment Financing (TIF)	Yes
New Market Tax Credits	No

Identify whether **parcels adjacent to the site** are currently located within any of the following economic development zone designations:

JOBZ - Job Opportunity Building Zone	No
Enterprise Zone	No
Foreign Trade Zone	No
Transit Development Zone	No
Tax Increment Financing (TIF)	Yes
New Market Tax Credits	No

Date

Completed

V. ENVIRONMENTAL SITE ASSESSMENT

Has a Phase I Environmental Assessment been completed in accordance with ASTM Standard E 1527-05? (Report should include record of historical use of site, as well as an archeological and endangered species assessment) Include a copy of the report with the application.	Yes	
Was a Phase II Environmental Study required? If so, attach a copy.	No	26-Jul-04

VI. TRANSPORTATION

Interstate Highway

Distance to closest <u>north/south</u> interstate highway	1
•Identify interstate route number	169
Distance to closest <u>east/west</u> interstate highway	1
•Identify interstate route number	95

River/Inland/Sea Port/Airport

Does the site have access to a navigable river, inland or sea port?	No
Distance to closest port	
Distance to closest International Airport	60 miles
Distance to local/regional airport	1 miles
Runway length	feet
Navigational Aids	

Rail Access Contact Information and Service Description

Name of Contact	NA
Company	
Address	
City / State / Zip	
Phone	
E-Mail	
Description:	
Nearest Intermodal Facility:	miles



VII. UTILITY SERVICES

Electric Power Providers and Service Description

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Contact Name	Mark Nelson, CKA
Company	East Central Energy
Address	PO Box 39 412 Main Ave. N
City / State / Zip	Braham, MN 55006
Phone	763-691-2018
E-Mail	mark.nelson@ecemn.com

Is three-phase electric service currently at or within the boundary of this site?	Contiguous to Property
If yes, what voltages are available?	12,460v primary down to 120
Is existing service overhead or underground?	see attached
Is a loop (underground loop with two different delivery points) available at site?	
What is the approximate distance to the nearest substation servicing this site?	3.78 miles
Is there a potential for dual feed to the site from two different substations?	
What is the largest demand that can be served at this site using existing system?	1500 KVA per service

Natural Gas Providers and Service D

Contact Name	Jeremiah Schwietering
Company	Centerpoint Energy
Address	
City / State / Zip	
Phone	
E-Mail	jake.schwietering@centerpointenergy.com

Is there natural gas service currently available at the site?	Not yet, less than a mile away
If yes, what is the natural gas line size to the site?	inches
Line Capacity	MCF/hour
Pressure (PSI)	PSI

Municipal Water Provider and Service Description

Contact Name	PUC
Municipality	Princeton
Address	907 1st St
City / State / Zip	Princeton, MN 55371
Phone	763-389-2252
E-Mail	cwangen@princetonutilities.com

Head pressure at closest hydrant	PSI
Flow rate at nearest hydrant	GPM
Attach chemical profile of water	Yes or No
Is water from surface or ground water source?	
Is water source part of looped system with feed from two sources?	Yes or No
Any planned upgrades, if so, when?	
What will be the incremental capacity?	GPM
Will redundancy or loop be added?	

Contact Name	Connie Wangan
Municipality	Princeton

**Municipal Sanitary Sewer Provider and Service Description**

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Contact Name	Jolene Foss	Sewer line in place near/at site?	Pending
Municipality	City of Princeton	Diameter of line at site	inches
Address	7058 2nd St N	Size of sewer main in public right-of-way?	inches
City / State / Zip	Princeton, MN 55371	Depth of sewer in public right-of-way?	feet
Phone	763-389-2040	Any special pretreatment	Yes or No
E-Mail	jfoss@princetonmn.org	Any incremental treatment capacity planned? If yes, note additional capacity	Yes or No GPD

Municipal Storm Sewer Service Description/Requirements

Based on City Engineer input:

Contact Name	Jolene Foss	Capacity of sewer during 5-year storm event	CFS
Municipality	City of Princeton	Capacity of sewer during 10-year storm event	CFS
Address	7058 2nd St N	Capacity of sewer during 20-year storm event	CFS
City / State / Zip	Princeton, MN 55371		
Phone	763-389-2040		
E-Mail	jfoss@princetonmn.org		
Any additional storm water treatment or rate of discharge control required for this site?			No
If yes, describe treatment/control required:			

MPCA MS4 (Small Municipal Separate Storm Sewer Systems) program compliance:

Are you required to obtain permit coverage for storm water discharges? If yes, attach copy of MPCA letter on permit application.	No
Have you satisfied the MS4 permit conditions to develop/implement storm mgmt. program and report on status/effectiveness?	No
Are you required to obtain a NPDES (Nat'l Pollutant Discharge Elimination System) permit for storm water during construction?	No
If yes, have you prepared a Storm Water Pollution Prevention Plan (SWPPP) for erosion prevention/sediment control? (Attach copy of plan)	No

Telecommunications Providers and Service Description

Contact Name	Jason O'Brien
Company	Skynet
Address	1317 2nd St S.
City / State / Zip	Waite Park, MN 56387
Phone	320-980-3533
E-Mail	jobrien@844skynet1.com
Is there telecommunications service currently available at the site?	Contiguous to Property
Does the site have broadband service?	Pending
If there is broadband service, what is the upstream band width?	1000mbs
What is the downstream band width?	1000mbs
What is the type of delivery medium (copper, fiber optics, etc.)	fiber
If service not available, how soon could it be installed?	12-16 Weeks

VIII. VERIFICATION AND ASSURANCE

I agree that the information is valid and accurate on a best effort basis, that the site can be listed on the MNPRO web site, and that the site information and community profile will be updated every 120 days. Signature:

Name: <i>J. Foss</i>	Title: <i>Comm. EC. Dev. Dir.</i>	Organization: <i>City of Princeton</i>	Date: <i>4/17/2015</i>
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